

CARMEL TECHNICAL ADVISORY COMMITTEE

AGENDA

Date: APRIL 20, 2005
Place: Department of Community Services Conference Room
3rd Floor - Carmel City Hall

9:00 a.m. **Docket No. 05040006 DP/ADLS, 05040007 SP:**
Hazel Dell Corners, Lot 3 - Development Plan/ADLS – Secondary plat
The applicant seeks create a single story, 4,000 sq. ft. office/retail building on 1.31 acres. The site is located at NW corner of 131st Street and Hazel Dell Pkwy and is zoned B3/Business.
Filed by Marc Monroe for Plum Creek Partners, LLC.

9:15 a.m. **Docket No. 05020037 DP/ADLS:**
Providence at Old Meridian Phase 4 - Townhomes at Providence 2
The applicant seeks to construct 31 townhomes on 1.6 acres. The site is located at 11559 Old Meridian Street and is zoned OM-MU (Old Meridian - Mixed Use).
Filed by Jim Shinaver for Buckingham Companies.

9:30 a.m. **Docket No. 050300019 PP: West Clay Colony**
The applicant seeks to create 23 lots on 40 acres. The site is located at the NE corner of Hoover Road and W. 116th Street and is zoned S1 (Residential).
Filed by Michael DeBoy.

9:45 a.m. **Docket No. 05030024 PP: Sweet Charity Estates - Primary Plat**
The applicant seeks to plat a residential subdivision of 22 lots on 38.68 acres±. The site is located at 1303 West 116th Street and is zoned S1/Residential.
Filed by Dave Barnes of Weihe Engineers.

10:00 a.m. **Docket No. 05030007 PP: Earlham Village**
The applicant seeks to create 1020 lots on 696 acres. The site is located at 14556 River Road and is zoned S1 (Residential).
Filed by Mike Diamente of Schneider Engineering for Earlham Collge.

10:15 a.m. **Docket No. 05020020 PP: Overbrooke Farms - Primary Plat (*Revised*)**
The applicant seeks to plat a residential subdivision of 111 lots on 84.16 acres± and seeks the following subdivision waiver:
Docket No. 05030020 SW: 06.03.19 (4) - Access to Arterials
The site is located northwest of 141st Street and Shelborne Road. The site is zoned S1/Residential.
Filed by Dave Barnes of Weihe Engineers for WTFOT, LLC.

10:30 a.m. **Docket No. 05040008 DP Amend/ADLS Amend:**
Brownstone Homes at Guilford Reserve
The applicant seeks to construct 40 townhomes on 4.993 acres. The site is located at 1101 South Guilford Road and is zoned PUD.
Filed by Robert Barbato for Crawford Development, LLC.

10:45 a.m.

Docket No. 05040003 DP/ADLS: Fidelity on Meridian

The applicant seeks approval to construct a 2 story, multi-tenant office/retail building on 2.36 acres with the following Zoning Waivers:

Docket No. 05040004 ZW: 23 B.08.03 A (1): Minimum Building Height

(from 38 feet with 3 floors to 33 feet 4 inches and floors)

Docket No. 05040005 ZW: 23 B.08.01 C: Build To Lines

(from 90 feet to 101 feet)

The site is located at 11450 N. Meridian Street and is zoned B6/Business and is within the US 31 Corridor.

Filed by John Robinson for JRR Meridian, LLC.

11:00 a.m.

Docket No. 05040012 PP: Abney Glen

The applicant seeks approval to plat 42 lots on 38.68 acres with the following Subdivision Waivers:

Docket No. 05040013 SW: 6.03.20 - Private Streets

(to allow the construction of 2 private streets that each serve 4 lots)

Docket No. 05040014 SW: 6.03.07 - Cul-de-sacs

(to create a cul-de-sac that exceeds 600 feet in length)

The site is located at 11850 Shelborne Road and is zoned S1/Residential.

Filed by Paul Shoopman for Indiana Land Development Corp.

11:15 a.m.

Docket No. 05040009 TAC: The Crescent Garage Additions

The petitioner seeks to construct 12 garage buildings to house 38 total parking spaces. The site is located at the 1200 block of University Crescent and is zoned PUD.

Filed by Rich Kelly of EMH&T Engineering.

11:30 a.m.

Docket No. 05040010 PP: Dulin Woods Primary Plat

The applicant seeks approval to plat 2 lots on 2.08 acres. The site is located at 4207 E. 131st Street and is zoned R1/Residential.

Filed by James Dulin.

11:45 a.m.

Docket No. 05040015 TAC: Mayflower Vet Clinic

The petitioner seeks to construct a new veterinary clinic with room for future expansion on 5.2 acres.

The site is located at the NW corner of 96th Street and Mayflower Park Drive and is zoned I1/Industrial.

Filed by Mike DeBoy of DeBoy Land Development Services, Inc.

12:00 p.m.

Docket No. 05040016 TAC: City Center Parcel 5

The petitioner seeks comments on the proposed land use layout and circulation for Parcel 5 of City Center. The site is located at the SW corner of Range Line Road and City Center Drive and is zoned C1.

Filed by Kevin Sellers of CSO.